

GREENWOOD FAMILY AQUATIC CENTER – MASTER PLAN
Estimates of Probable Construction Costs
2000 Bather Load Facility **06/08/04**

Site Infrastructure

1. Parking (350 cars)	402,500.00	
2. Entrance/Drop-off	28,980.00	
3. Earthwork/Storm Sewer (allowance)	294,292.00	
4. Utilities (allowance)	158,464.00	
5. Fencing & Barriers	78,780.00	
Subtotal		\$ 963,016.00

Buildings

1. Admin/Office/Staff/First Aid (1200sf)	220,945.00	
2. Bather Prep. (5200sf)	956,220.00	
3. Concession/Storage (1200sf)	276,182.00	
4. Pool Mech. (2000sf)	276,182.00	
5. Reservable Shelters (3)	69,000.00	
Subtotal		\$ 1,798,529.00

Leisure Pool/Spray Pads

1. Leisure Pool (8300sf)	1,050,394.00	
2. Water Play Apparatus	149,409.00	
3. Body Slides/Tower/Stairway	423,780.00	
4. Adventure Slides/Tower/Stairway	271,653.00	
5. Spray Play Pad (3500sf)	199,212.00	
6. Spray Play Apparatus	226,378.00	
7. Decks (40,000sf)	276,000.00	
8. Turf (40,000sf)	43,470.00	
9. Landscape (allowance)	72,440.00	
10. Sand Play	57,960.00	
11. PA System (allowance)	31,694.00	
12. Security Lighting	72,440.00	
Subtotal		\$ 2,874,830.00

Competition Pool

1. 8 Lanes x 25M (4950SF)	626,614.00	
2. Drop Slide/3M Platform/1M Diving Board	144,882.00	
3. Decks (10,000sf)	54,330.00	
4. Turf (10,000sf)	11,770.00	
5. Landscaping (allowance)	18,110.00	
Subtotal		\$ 855,706.00

Lazy River

1. River/Adventure Channel/Entry	1,681,534.00	
2. Adventure Channel Apparatus	115,000.00	
3. Decks & Walks (8,000sf)	55,237.00	
4. Inner Tube Flume Slide	181,102.00	
5. Landscape (allowance)	36,220.00	
Subtotal		<u>\$ 2,069,093.00</u>

TOTAL CONSTRUCTION COST W/ OH&P	\$ 8,561,174.00
Contingency	893,326.00
Soft Costs	1,284,000.00

Estimated Total costs **\$10,738,500.00**

Notes:

1. The above budget does not include any costs related to special soil conditions.
2. Site costs assume utility services are at the site location and no sewer, water or gas extensions will be required.
3. Soft costs include fees for legal, bond, architect/engineer, survey, soils, testing, miscellaneous expenses, etc.